

QUESTION OF THE MONTH

What do you think about the key elements in the concept variations presented in this newsletter?

CONTACT US

For questions, comments or to give input please contact:

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Detach here and mail or fax

What do you think about the key elements in the concept variations presented in this newsletter?

Please jot down your thoughts along with your name, address, etc., then return this postcard or fax to (408) 277-3250.

Name

Address

City

 Zip

Phone

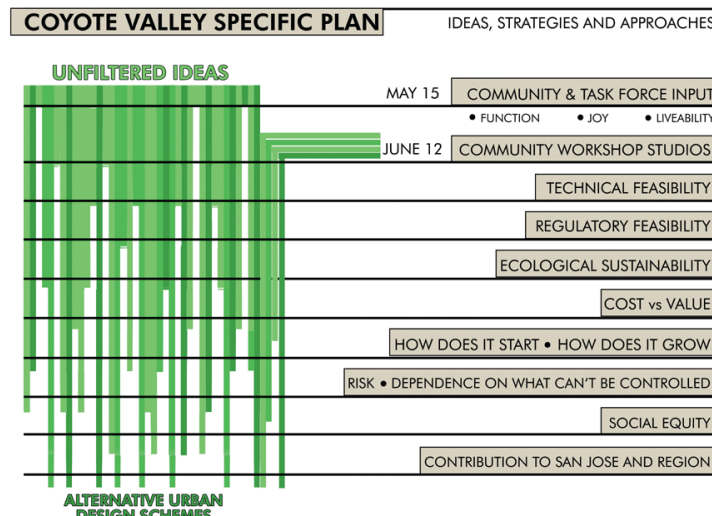
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Community Process Timeline

The preferred alternative will form the basis for the development of the Specific Plan, zoning regulations, design guidelines, financing plan, and development phasing schedule. An Environmental Impact Report (EIR) will be prepared for the entire Specific Plan package. Community workshops and Task Force meetings will continue in 2004 and 2005, with public hearings before the San José City Council in December 2005 for the adoption of the Coyote Valley Specific Plan and related documents.

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Topics for Future Community Meetings

Saturday, August 14, 2004 Community Workshop: Discussion of analyses of three alternative design concepts, and Task Force and community identification of a preferred alternative design.

August 2004 Task Force Meeting: Discussion of community input from the Saturday workshop and identification of a preferred alternative design.

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c o y o t e v a l l e y VISION

The plan for Coyote Valley is to have a unique, vibrant, balanced community of at least 50,000 jobs and 25,000 housing units.

C O M M U N I T Y O U T R E A C H B U L L E T I N

Third Community Workshop Goes Hands-On

On Saturday, June 12th, over 130 community members joined the Coyote Valley Specific Plan Task Force to give input to the City staff and consultant team on three draft concepts for creating a new and dynamic community in Coyote Valley.

At earlier workshops, community members stated their strong preference for land uses that are sensitive to the environment and well connected through a rich network of open spaces, trails, bicycle paths, roads, and transit corridors. At the May 15, 2004 workshop, the community and Task Force members expressed their vision for specific transit options, road networks, water features, parks and open spaces and various building types and urban forms.

At the June 12th workshop, the community had the opportunity to participate in a highly interactive, "hands-on" approach to soliciting input. The Dahlin Group/Ken Kay Associates design team presented three different variations for approaching the key "urban form" elements of the plan, highlighting differences in the environmental footprint, transit design, roadway systems, and focal water features such as a large lake, series of smaller lakes, or canals.

Participants divided into smaller groups and had round table discussions on key design issues. They worked with plans, pictures and even a scale model as a means of exploring different design alternatives.

Key questions that are being raised are: how to accommodate the traffic impacts of the CVSP as the community grows, how to deal with water and flood control issues, what



are the costs, how receptive are the regulatory agencies to these ideas, what are the regional impacts, and what types of uses should be allowed in the south Coyote Greenbelt.

A summary of these workshops as well as

the full presentation materials are available on the Coyote Valley Specific Plan website at www.sanjoseca.gov/coyotevalley/. In addition, the related story inside summarizes the input and direction given to the Specific Plan team.

THE PLANNING PROCESS: WHAT'S NEXT?

The City of San José has selected a team of qualified consultants led by the land planning/urban design team of The Dahlin Group and Ken Kay Associates to design a model community for San José, the region and beyond, based on "smart growth" planning principles. The City's goal is to create a community that is compact in size, transit-oriented, walkable; contains a mix of uses; and celebrates the rural character and surrounding beauty of Coyote Valley.

During the summer, this professional team of award winning, national and international urban designers along with additional technical, City and regulatory agency staff will further analyze the elements of the three draft concepts presented to the public and the Task Force. The team will look carefully at the concepts from a number of different perspectives, including: economic (cost) feasibility, short and long term market feasibility, technical feasibility, regulatory feasibility, long term

environmental sustainability, fiscal impacts, school needs, risk, and social equity. Community and Task Force input resulted in additional factors being included in the analysis: traffic impacts, walkability, potential for positive health benefits, phasing, and equitable cost sharing among property owners.

The results of this comprehensive analysis will be presented to the community and the Task Force in August. At that time, the community and Task Force will be asked to identify a preferred alternative for the plan that will become the focus of a complete Environmental Impact Report (EIR), Specific Plan, zoning regulations, and design guidelines. Preparation of these documents is expected to take about a year.

In September, the San José City Council will select a preferred alternative following the Task Force recommendations and community input.

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At the June 12th community workshop and the subsequent June 14th Task Force meeting, the Coyote Valley Specific Plan began to take shape. Some of the major ideas discussed by community and Task Force members included:



From the start, create the Coyote Valley community based upon an “environmental footprint,” preserving and integrating the area’s unique natural features (creeks, wetlands, trees and hills). **Use and enhance** Fisher Creek and its habitat. **Link areas within** the Coyote Valley with a fixed rail transit system. **Shape the road network** around a “merge and loop” parkway system combined with a grid

system for local streets. **Make the area come alive** by starting with a “big idea” such as a large lake. **Mix retail, office and housing** uses to create a dynamic, synergistic community core.

Working from three different concept plans, community and Task Force members gave input related to many of the specifics of these ideas. Highlighted here is some of the feedback. The placement of the water features, the alignment of Fisher Creek, the location of the community core area, and the placement of the parkway and transit system were considered, questioned and debated. **The idea of a creating a large lake** as a “place making” feature

and focal point for the plan is very popular. **The community also liked** the idea of creating soft and hard edges to the lake to accommodate a variety of passive and active recreational uses. **There is a desire to make** the internal rail transit system reach into as many of the neighborhoods as possible, either through a loop, spoke or a spine system. **The community and Task Force prefer** restoring Fisher Creek to its more natural, historic location over other alternatives despite the potential for regulatory issues; **Monterey Road needs to be** slower and easier to cross than it is today (i.e., a parkway feel) to access the regional open space and trail system and integrate the area east of Monterey to the larger

area to the west. The community core area should be located near Bailey Road near the new water focal point. **High density and a mix** of office, retail and residential uses are appropriate in the community core area.

Common themes and direction begin to emerge
The community and the Task Force gave direction to the Planning Team to work to define the neighborhoods and land use plan respecting the following concepts: **The neighborhoods** should be distinctive, diverse and include mixed-uses. **Each neighborhood** should be walkable and have a focal point such as a park, school or other public space.

Neighborhoods should be easily accessible to the community core through walkways, bike paths, transit, or roads. **Every effort should be made** to provide diverse services (such as shopping, schools, libraries, senior services, etc.) within each neighborhood to reduce the need for auto trips. **The Caltrain station** and the new internal transit system should be connected under the same roof at one “main station.” **The higher density areas** should be near the transit stations and Caltrain station. **A bus network** should also be considered to provide access throughout the community. **The existing neighborhoods** should be respected and the density near those neighborhoods should

be lower to buffer or transition to other uses and densities. **The team should look carefully** at the cost of big ticket items, such as the transit system, lake and Fisher Creek realignment, to make sure these “wish list” items are feasible. **The plan should look** at the market feasibility of including high-rise residential buildings in the community core.

Direction Given to Pursue Parallel Strategies for the Greenbelt
The Planning Team will work throughout the summer with the community to formulate a strategy for the south Coyote Valley Greenbelt area. The goal of this effort will be to retain a non-urban buffer between the proposed development in the north and mid-Coyote area and the City of Morgan Hill.

The Team and community will explore several different ways to achieve this goal. These could include acquisition or agricultural/conservation easements for permanent open space, transfer of development rights, potential development of recreational uses in the area, mitigation banking, and development of a regulatory framework.

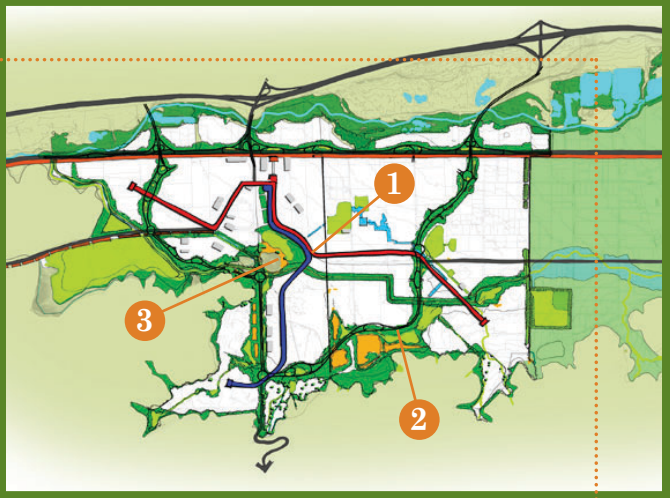
City Staff has retained expert consultants to help develop creative techniques to achieve the adopted goals for the Greenbelt. Existing property owners as well as open space and environmental organizations and interested agencies will have the opportunity to participate in the development of a land use strategy for this important part of the CVSP.

What is the Coyote Valley Specific Plan?

The Coyote Valley Specific Plan (CVSP) is a prerequisite to any development in the Coyote Valley Urban Reserve, and as such is a critical component of San José’s future. Consistent with state law, the Coyote Valley Specific Plan process includes the identification of land uses in terms of location and intensity; determination of transportation, infrastructure and community services; and formulation of realistic financing, phasing, and implementation programs. The process also includes the participation of affected jurisdictions, property owners, developers, and other community and regional stakeholders. As with any major planning effort, an Environmental Impact Report will also be prepared.

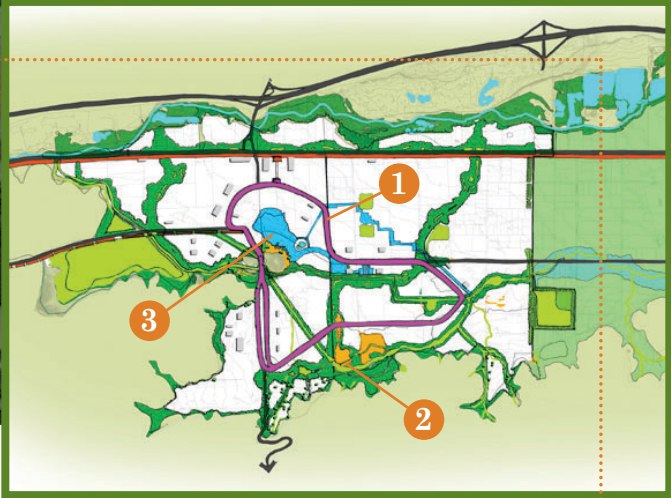
SHAPING STRATEGY SPECIFICS

1 2 3 VARIATION ONE



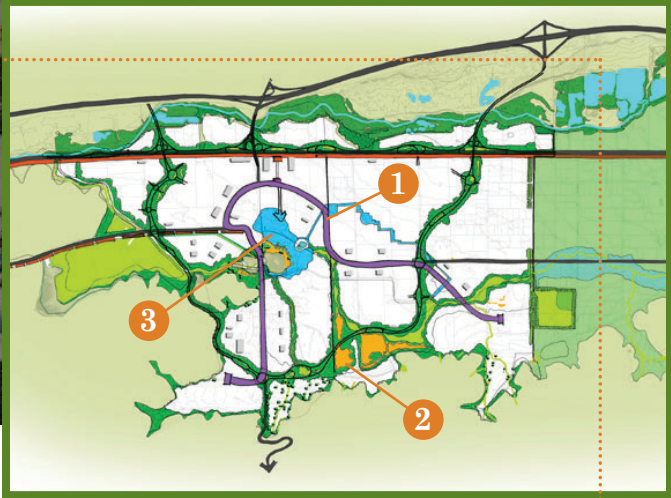
- 1 Spoke transit system
- 2 Retain existing Fisher Creek alignment and provide adequate setbacks for development; introduce a second reach of Fisher Creek for flood control, environmental restoration, and habitat enhancement
- 3 This particular concept does not call for a lake

1 2 3 VARIATION TWO



- 1 Loop transit system
- 2 Realign Fisher Creek to its “natural location” along the western hills of Mid-Coyote area; enhance wetlands, flood control, habitat and recreational opportunities
- 3 Year-round lake concept

1 2 3 VARIATION THREE



- 1 Internal transit system in a spine configuration
- 2 Provide water features and greenways for detention, bio-filtration and recreation
- 3 A lake and enhanced canal system

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